

DEC 21 11 20 AM '71

VOL 932 PAGE 164

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

OLLIE FARNSWORTH  
R.M.C.

KNOW ALL MEN BY THESE PRESENTS, that I, RUSSELL K. SIMMS

in consideration of the sum of Ten Dollars and No/100 (\$10.00) ----- Dollars,  
and Love and Affection

the receipt of which is hereby acknowledged, have granted, bargained, sold, and released, and by these presents do grant, bargain, sell and release unto RUSSELL K. SIMMS AND IDA MAY SIMMS as joint tenants and not tenants in common but with rights of survivorship and their heirs and assigns, forever:

All that certain piece, parcel, or lot of land in the City and County of Greenville, State of South Carolina, being shown and designated as Lot No. 496 on plat of Section D, Gower Estates, recorded in the RMC Office for Greenville County, S.C., in Plat Book "RR", at Pages 192 and 193, and having, according to said plat, the following metes and bounds, to wit:

BEGINNING at an iron pin on the northwesterly side of Shallowford Road at the joint corner of Lots Nos. 495 and 496 and running thence along the line of Lot No. 495, N. 57-04W. 166.5 feet to an iron pin; running thence N. 35-00 E. 71 feet to an iron pin; running thence N. 26-12E. 34 feet to an iron pin; running thence with line of Lot No. 497, S. 58-35E. 162.6 feet to an iron pin on the northwesterly side of Shallowford Road; running thence with said road S. 29-40W. 55 feet to an iron pin; thence continuing with said road S. 30-53W. 55 feet to the point of BEGINNING.

The within conveyance is subject to utility easements, rights-of-way, and restrictions of record.

together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in any wise incident or appertaining; to have and to hold all and singular the premises before mentioned unto the grantee(s), and the grantee(s)'s heirs or successors and assigns, forever. And, the grantor(s) do(es) hereby bind the grantor(s) and the grantor(s)'s heirs or successors, executors and administrators to warrant and forever defend all and singular said premises unto the grantee(s) and the grantee(s)'s heirs or successors and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

WITNESS the grantor's(s) hand(s) and seal(s) this 20th day of December 19 71

SIGNED, sealed and delivered in the presence of:

Gray F. Disher  
Carl L. Dotson

Russell K. Simms (SEAL)  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_ (SEAL)

599-269-2-10  
599-269-655

STATE OF SOUTH CAROLINA  
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned witness and made oath that (s)he saw the within named grantor(s) sign, seal and as the grantor's(s) act and deed deliver the within written deed and that (s)he, with the other witness subscribed above witnessed the execution thereof.

SWORN to before me this 20 day of December 19 71

Gray F. Disher (SEAL)  
Notary Public for South Carolina.

Carl L. Dotson

My Commission Expires "My Commission Expires February 16, 1981"

STATE OF SOUTH CAROLINA  
COUNTY OF

RENUNCIATION OF DOWER

I, the undersigned Notary Public, do hereby certify unto all whom it may concern, that the undersigned wife (wives) of the above named grantor(s) respectively, did this day appear before me, and each, upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person whomsoever, renounce, release and forever relinquish unto the grantee(s) and the grantee(s)'s heirs or successors and assigns, all her interest and estate, and all her right and claim of dower of, in and to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 19 day of

\_\_\_\_\_  
(SEAL)  
Notary Public for South Carolina.

RECORDED this 21st day of December 1971, at 11:20 A. M., No 17025

208